



Town of Carlisle

MASSACHUSETTS 01741

Office of
PLANNING BOARD

MINUTES

FEBRUARY 22, 1982

PRESENT: Raftery, Kulmala, Coulter, Hannaford, Sillers, and Chaput

The minutes of the February 8, 1982 meeting were accepted as read.

Planning Board Budget

The Planning Board has expended approximately \$1,250.00 out of a total authorization of \$3,350.00 so far this year.

Carlisle Elderly Housing Bids

Vivian Chaput noted that the Carlisle Elderly Housing Association, Inc. will be opening bids on the Housing for the Elderly in the Manchester, New Hampshire office of the architect, David White, on Monday, March 1, and at that time we will know if the project can proceed.

Discussion of Cluster Development

Tom Raftery objected to the private driveway segment of Kay's draft of February 17 allowing a small private road.

Concern was expressed that we not allow changes unless they are of benefit to the town. Some incentive is needed for the developer to set aside the desired open space, but great care must be shown in what is permitted. Informal discussion on Cluster development followed.

Dwellings for Business Purposes

The Meeting considered Mr. George Pisiello's request to interpret 3.B.1.k.(5) and 3.B.2. concerning dwelling for business purposes. Mr. Pisiello volunteered to assist the Board in revising the Zoning Bylaw. A business is permitted as an accessory use as long as there are no external changes. Mr. Pisiello was advised

to contact the Building Inspector, Bob Koning, who enforces the Zoning Ordinance. Mr. Pisiello requested that the business use section be tightened up. This will be a study for next year. The question appears to revolve around when a business ceases to be accessory.

The meeting adjourned at 9:20 P.M.

Respectfully submitted,

Vivian Chaput